



60 Rookery Road, Lanesfield
WV4 6NP

Taylors

Offers in the Region of
£289,950

Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

Beautifully Maintained Detached Family Home in Lanesfield, Wolverhampton

Situated in the popular Lanesfield area of Wolverhampton, this beautifully presented detached family home offers modern living close to excellent transport links and a range of useful local amenities.

Benefitting from gas central heating and double glazing throughout, the accommodation briefly comprises:

Entrance Porch & Hallway

Stunning Lounge – bright and welcoming living space

Stylish Kitchen/Diner – perfect for family meals and entertaining

Conservatory overlooking the rear garden

First Floor Landing

Three Well-Proportioned Bedrooms

Modern Family Bathroom

Externally, the property features an enclosed rear garden, a garage, and a driveway providing off-road parking to the front.

A superb family home in a convenient and sought-after location – early viewing is highly recommended!

Council Tax - C EPC - TBA Tenure - Freehold.

Construction: Brick with a pitched interlocking tile roof with flat felt roof section. All mains services are connected. Broadband/Mobile coverage: checker.ofcom.org.uk/en-gb/broadbandcoverage/

Flood Risk - Less than 0.1% chance per annum.

SEDGLEY BRANCH

Entrance Porch

Hall

Lounge - 4.85m x 3.43m (15'11" x 11'3") with understairs storage.

Kitchen Diner - 4.37m x 2.69m (14'4" x 8'10")

Conservatory - 4.52m x 2.87m (14'10" x 9'5")

First Floor Landing

Bathroom - 2.29m x 1.7m (7'6" x 5'7")

Bedroom - 3.38m x 2.54m max (11'1" x 8'4" max)

Bedroom - 4.19m x 2.54m (13'9" x 8'4")

Bedroom - 3m x 1.75m max (9'10" x 5'9" max) with overs

Private Landscaped Rear Garden

Garage





Council Tax Band: C

Tenure: Freehold

Property Type: Detached House

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- DETACHED FAMILY HOME
- GENEROUS DRIVEWAY TO FORE
- BEAUTIFULLY PRESENTED THROUGHOUT
- THREE BEDROOMS
- POPULAR LANESFIELD AREA OF WOLVERHAMPTON
- CLOSE PROXIMITY TO TRANSPORT LINKS & USEFUL AMENITIES
- MUST BE VIEWED TO BE APPRECIATED
- CONSERVATORY OVERLOOKING GARDEN

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